

ZONING BOARD OF REVIEW MEETING MINUTES – AUGUST 17, 2023

State of Rhode Island

County of Washington

In Hopkinton on the seventeenth of August 2023 A.D. the said meeting was called to order at 7:04 PM by Zoning Board of Review Chairman in the Town Hall Meeting Room with a moment of silent meditation and a salute to the Flag.

PRESENT: Johnathan Ure, Dan Harrington, Ronnie Sposato, Chip Heil, Solicitor Per Vaage of Gidley, Sarli, and Marusak LLP, Zoning Board Clerk: Katrina Caputo

Absent: Daniel Baruti, Joseph York, and Alternate Member Phil Scalise

Sitting as the Board for Petition I: Ure, Harrington, Sposato & Heil

Petition I- Determine completeness of application/consider waivers (cont.)

A Special Use Permit to allow for the installation of ground mounted solar panels. Petition is filed by Scott LeDuc, with mailing address of 1451 Grafton St, Worcester, MA 01604, for property owned by Sergio and Rebecca Bueno located at 178 Skunk Hill Rd, Hopkinton, RI 02832, and identified as AP 21 Lot 3F, an RFR-80 Zone, and filed in accordance with Sections 8C and 10 of Chapter 134 of the Zoning Ordinances of the Town of Hopkinton, as amended.

Applicant or representative present.

Filing fees paid and notice posted.

Discussion.

Decision.

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Chairman Ure states that this a continuation of the pre-app from the May 18th, 2023, meeting. He explains that as of the last meeting, checklist items A and B were incomplete. Chairman Ure continues that item A is the site plan. The applicant had sketches and drone shots at the last meeting but not an actual site map stamped and signed by an engineer. He states that for item B, the applicant needed to add lot 3-E to the abutter's notification list.

Chairman Ure states that the applicant has provided a new map tonight, however it does not contain the engineer's stamp on it. The solar representatives explain that they are still waiting to get the stamped and signed copy from their engineer.

Chairman Ure advises the solar representatives to incorporate the sketch they provided onto the survey. He explains that to move forward, the survey will need to contain the sketched image, be signed and stamped by the engineer, and have vegetation added to it.

Chairman Ure asks the solar representatives if they updated the abutters list to complete checklist item B. The solar representatives explain that they did update the abutters list and sent out the notices already. They provide the clerk with the receipt and green abutters cards.

A MOTION WAS MADE BY MEMBER HARRINGTON AND SECONDED BY MEMBER SPOSATO THAT CHECKLIST ITEM B IS COMPLETE. ALL IN FAVOR.

SO MOVED

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Chairman Ure explains to the solar representatives that they will need to provide the remaining outstanding items to complete checklist item A. He advises them that if they don't have the revised site plan ready by next month to request a continuance. He explains that when they do provide everything needed to complete checklist item A, they can move into a hearing that same night.

A MOTION WAS MADE BY MEMBER HARRINGTON AND SECONDED BY MEMBER SPOSATO TO CONTINUE THIS APPLICATION TO THE SEPTEMBER 21ST, 2023 MEETING. ALL IN FAVOR.

SO MOVED

A MOTION WAS MADE BY MEMBER HEIL AND SECONDED BY MEMBER HARRINGTON TO APPROVE THE MINUTES FROM THE JULY 20TH 2023 MEETING. ALL IN FAVOR.

SO MOVED

A MOTION WAS MADE BY MEMBER SPOSATO AND SECONDED BY MEMBER HEIL TO ADJOURN THE MEETING AT 7:45 PM. ALL IN FAVOR.

SO MOVED

Respectfully Submitted,

Katrina Caputo

Zoning Board Clerk

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Next scheduled Meeting: September 21, 2023